



Connells

Heathers Close
Calvert Buckingham



Property Description

A spacious THREE BEDROOM semi-detached property located on the popular development of Calvert Green. This property has benefits from a large rear garden, off-road parking and a kitchen/diner for entertaining.

The Downstairs comprises of a bright and airy entrance hall, downstairs WC, a clean and well-proportioned lounge and the family kitchen/diner provides ample storage, multiple work surfaces and a great layout for modern family living. From the kitchen you access the private rear garden which hosts a patio area for seating, is laid to lawn and has a summer house.

The first floor provides access to all three bedroom and the family bathroom. The master and bedroom two and generous doubles. Bedroom three is a single bedroom. The family bathroom hosts a three piece suite.

To the front of the property there is a small and easily maintained patch, the side of the property has parking for one car and a private fenced garden to the rear.

Mortgage Services

Connells Buckingham have an experienced Mortgage Consultant who can offer advice and recommend products based on your circumstances. For more information on our fantastic services, contact us.



Entrance Hall

Tiled flooring. Stairs up with an understairs storage cupboard with light.

Cloakroom

White suite with WC and basin. Radiator. Tiled floor. window. Tiled splashbacks.

Lounge

14' 3" x 10' 7" max (4.34m x 3.23m max)
UPVC double glazed window to the front. Wood effect laminate flooring. Radiator. TV point.

Kitchen

17' 4" x 10' 6" (5.28m x 3.20m)
Refitted kitchen. Integrated oven. Electric induction hob with overhead extractor. Tiled floor. Window. Door to the garden. Gas boiler in the cupboard. Larder cupboard. Space for a fridge freezer (american style), dishwasher and washing machine.

Landing

Stairs from the first floor. Loft access with larger than average opening. Airing cupboard hosts the tank.

Bedroom 1

10' 7" max x 9' 8" to the wardrobes (3.23m max x 2.95m to the wardrobes)
Double room. Fitted wardrobes with soft close doors. Newly carpeted. TV point. Radiator. UPVC window.

Bedroom 2

10' 7" max x 12' measured to recess (3.23m max x 3.66m measured to recess)
Double room. Recess for a wardrobe. UPVC double glazing. Carpet only 1 year old.

Bedroom 3

8' 5" x 8' 4" (2.57m x 2.54m)
Single room. UPVC double glazed window. Fitted corner wardrobe. Laminate flooring.

Bathroom

White suite comprising of bath with a shower over, WC and basin. Window. Extractor fan. Vinyl floor. Radiator.

Driveway

for 2 cars.

Rear Garden

Mainly laid to lawn. Patio. Side gate. Fence surround.





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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view this property online [connells.co.uk/Property/BUK306400](https://www.connells.co.uk/Property/BUK306400)

This is a Leasehold property with details as follows; Term of Lease 125 years from 22 Nov 2004. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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